

(inst. D)
Lapash.

Reverend Father Ignatius
197 Whitechapel Road
E.C.

To J. Deacon Nelson
16 Finsbury Circus E.C.
Solicitor

re Lecture Hall at Cable Street

Bill of Costs and Disbursements
in connection with purchase of
the above freehold property

1902

Nov 2nd

Attending you on your call when
you stated that you were desirous
of purchasing a piece of land and
Lecture Hall, in Cable Street E, which
you had been informed was for sale
and the price asked for same was
£850 which you considered reasonable
and you instructed me to obtain
full particulars from the Auctioneers
Writing Messrs C.C. & J. Moore for
terms as requested

4th Writing advising you that I had
written as you desired

5th Having received particulars &
conditions of sale of the property
pursuing particulars and very long
Conditions of Sale

Writing Messrs Moors for information
as to certain exceptions reservations
rights of entry etc referred to in the
conditions of Sale

Disbursements Charges

100

37

" " "

110

50

£ 1 19 7

November Brought forward

6th Attending you further discussing this matter at length

8th Mess^{rs} Moore's Solicitors having written offering to let me see the documents at his office writing him that I would call at 12.30 on Monday

11th Attending you on your call further discussing this matter

Having been prevented from keeping appointment with Mr Voss, Vendor's Solicitor, writing him that I would call tomorrow

12th Attending at Bethwell Green examining and perusing lengthy deeds of this property containing the reservations conditions & mentioned in the conditions of sale and not forming part of the title

Paid expenses

Writing you with appointment to see me on the matter

13th Attending Mess^{rs} Moore on their call when they stated that they would like to know what was being done in this matter and I stated that you were to see me tomorrow after which, I would write them if possible

Attending you on your call fully discussing this matter and reporting result of perusal of deeds when you stated you thoroughly understood the matter and notwithstanding

1 19th November

10 0

3 7

10 0

" " "

2 2 0

5 0

" " "

6 8

5 0

5 10 10

November	Brought forward	50	5	11	10
	the conditions and reservations desired to purchase and I was to instruct a Mr. Higgins to inspect the premises and if he gave a favourable report I was to negotiate the purchase				100
15	Writing Messrs. Moore & Co. that you were disposed to purchase the property and making an offer of £400 for it.		"	3	7
22	Attending you on your call discussing this matter when I informed you of my offer to Messrs. Moore and that up to the present I had received no reply		"	"	"
21	Attending you on your call further discussing this matter		"	"	"
22	Messrs. Moore's having written declining offer of £400 writing you to give me a call		"	"	"
23	Attending you on your call writing Messrs. Moores that I should be seeing you in a few days and would then write them instructions to Mr. Higgins to inspect premises with view to your buying same		"	"	"
	Attending him with same and notice of appointment				100
	Attending Messrs. Moores at Leadenhall Street for an appointment and order to inspect premises				68
24	Attending at Cable Street to inspect when Moores were did not attend				

November Brought forward

50

7

19

6

with Key engaged considerable time but as I was unable to get inside building was unable to do anything

13 4

Paid expenses of self & M. Wiggins attending Mess. Moore when they apologized for their man having failed to appear and arranging an appointment for tomorrow

50

28th Attending M. A. R. Reeves as to his advancing the desired money on mortgage when he stated that he would consider the matter

13 4

Attending at Cable Street when Moore's man again failed to keep appointment and I was unable to do anything further in the matter

13 4

Paid expenses of self & M. Wiggins

£ 5-0

29th Writing you to call & see me

30th Attending you on your call fully discussing this matter

10-0

Attending Moores for another appointment to inspect this property when they gave me same for Monday at 8.30

Dec^r 2nd Attending at Cable Street when Moores man again failed to keep appointment and I was again unable to view premises
Paid expenses

50

Attending in Tudors Office in Fenchurch Street when Mr. Harris, one of the Tudors requested me to call at his office

13 4

100

11 2 10

6	Oct. Brought forward	1 00	11 2 10
	at 6 o'clock this evening when he would send a man with me so that I should not be disappointed again		100
	Attending at Fashion Street to meet Vendor representative & subsequently attending at Cuthbert Street making lengthy inspection with Mr. Higgins of the premises		1 1 0
	Paid expenses	60	
4	Attending Mr. Higgins for his report		6 8
	Perusing same		10 6
	Writing Mr. Higgins with his fee		50
	Paid	1 1 0	
5	Attending you discussing report of Mr. Higgins when you considered same satisfactory and instructed me to negotiate for purchase		100
	Writing Messrs. Moore & Co. with an offer of £450 for the Hall and suggesting that they should back up the opening at the north end of the Hall		50
	Attending you discussing the possibility of raising the purchase money and you instructed me to negotiate for a mortgage of £625 on the property		100
	Negotiating fee on Mortgage		7 00
6	Messrs. Moore having written that they could not accept £450 writing them to call & see me on the matter		
	Paid Mr. Higgins		
	(3)	2 70	22 1 0

No

Brought forward	2	7	0	22	1	0	
Negotiating fee on negotiating purchase				8	10	0	
Stamp on contract			6				
Investigating title of Lecture Hall preparing and completing conveyance (including perusal and completion of contract) as per scale				12	0	0	
Paid for Plans			15	0			
Paid Parchment			2	6			
Paid Stamp on Conveyance			4	0			
Preparing and completing Mortgage including several attendances upon you and Mr. Reeves and lengthy correspondence as per scale				10	10	0	
Paid parchment			2	6			
Paid for searches			4	0			
Paid Stamp on Mortgage			14	6			
Registering conveyance under the Land Transfer Act as per scale on possessory title					4	4	0
Paid fees			2	6	6		
You having written that the Hall was not cleared writing you that my Clerk would call upon you this afternoon on the matter							
Paid telegram				9			
Attending you on your call when you stated that a lot of rags &c were left on your premises and that your							
	10	16	3	57	5	0	

100	Brought forward	10	16	3	57	50
100	workmen refused to move them and you requested me to write the Vendors Solicitors on the matter				6	8
00	Writing Vendors Solicitors very fully & strongly on the matter as requested by you				3	7
00	By 3 Mr. Voss having written that the pags & would be cleared away promptly writing him that unless same were cleared today they would be put into Vendors Arches & that you would not be responsible for the safe keeping of same				3	7
0	Attending you on your call when you requested me to let you have conditions referred to in some of the documents relating to the title					
0	Fair copy conditions and writing you therewith				3	7
	Attending you when you stated that you would like me to let you have copies of the Conveyance and Mortgage and I promised to have same made and sent to you					
	Fair copy Conveyance				4	8
	Paid for plan thereon	50				
	Fair copy Mortgage				3	8
	Fair copy Conveyance to lodge at Land Registry				4	8
	Paid for plan thereon	50				
	(7)	£	11	6	3	58 15 5

11 6 3 58 15 5 Feb 7

Brought forward
 Feb 7: Attending you on your call
 when you stated that the Board
 of Works required you to deliver
 plan of proposed wall and that
 they required two doors to be on
 premises as exits and you
 instructed me to have the
 necessary plan prepared and
 to see this matter arranged &
 informed you that I would see
 a Surveyor and have the matter
 attended to at once. I handed
 you a Mr. Brown's name as a
 Surveyor and stated that my
 representative would attend
 with Mr. Brown at the Hall &
 that I would write you with
 time they would attend

10

Attending Mr. Brown with
 instructions to attend with my
 representative tomorrow when
 he stated that he would do so
 and at my request he agreed
 to accept a fee of 1 1/2 guineas

6 8

Drawing instructions of fair
 copy

10 6

Writing you that I would call
 upon you at 2 o'clock tomorrow

8: Attending with Mr. Brown
 thoroughly examining premises
 & explaining particulars to
 enable Surveyor to draw plan
 to submit to District Surveyor

1 1 0
 11 6 3 61 3 7

5 Feb. Brought forward 11 63 61 37
 Paid expenses 50
 10th Attending Surveyor for plan & paying his fee 68
 Paid 1 11 6
 11th Attending at Great Clerk St. at Board of Works office when they stated that they had nothing to do with the matter and referred me to the District Surveyor 50
 Attending District Surveyor explaining matter fully to him when he states that the Hall was not in his District and that you must have made a mistake in handing me his address. He states that he thought Mr. Tanner the Surveyor for St. Georges in the East would be the gentleman to apply to. 50
 Writing Mr. Tanner fully on the matter and requesting him to forward the necessary forms 37
 Writing you as to what I had done
 13th Mr. Tanner not having answered my letter writing him that I should be glad to receive an answer.
 Having received forms from Surveyor drawing & fair copy

1	February Brought forward	13	2	9	62	3	10
	Particulars as desired by him					5	0
	Attending Mr. Brown when he					6	8
	perused and approved same						
	Writing Mr. Tanner with copy					3	7
	Plan and Particulars						
	Paid for copy Plan			50			
	Writing you as to what I						
	had done & advising you that						
	I thought you should wait						
	a little while, about a week,						
	before commencing to build						
	the wall					3	7
21	Mr. Tanner having written						
	further as to the wall viz						
	as to the cement bed, damp						
	course and supports attending						
	Mr. Brown discussing matter						
	very fully with him when he						
	explained same and gave						
	me sketch to assist you as to						
	position of cement bed and						
	damp course &c.					10	0
	Writing you very fully with						
	copy of sketch & plan & full						
	explanation of Mr. Tanners						
	letter copy of which I enclose					5	0
	Copy plan			50			
	Copy letter					1	0
24	Attending you on your call						
	further explaining this matter						
	& fully instructing you as to						
	how to carry out the work					6	8
	Gave copy Land certificate					3	6
	(10)	13	12	9	64	8	10

Brought forward	13	12	9	64	4	6
Lain copy Report of W. Wiggins					1	4
Writing W. Voss to let me						
know whether the Hall was						
insured against fire					"	"
W. Voss having written that						
the Hall was not insured						
& that all Insurance Companies						
had refused to entertain an						
insurance on account of the						
combustible nature of goods						
stored there writing you to						
call & see me on the matter					"	"
Attending you on your						
call fully explaining the						
matter to you when you						
instructed me to have the						
premises insured at once for						
£700					"	"
Attending at British Law						
Fire Insurance Society effecting						
insurance for £700 on the						
premises as you desired					"	"
Paid Premium			12	6		
Attending Mortgagee handing						
him Office of Fire Insurance						
and Land Certificate to complete						
his security						10 0
Instructions for Deed of Trust					1	1 0
Drawing same						18 6
Engrossing						5 4
Writing you with appointment						
to call and sign same						3 7
Attending you on your executing						
	14	5	3	67	4	3

Brought forward	14	5	3	67	4	3
same and attesting your execution					13	4
Copy deed of trust for your use					2	8
Telegrams postage cab incidental expenses not otherwise charged for	2	2	0			
£	16	7	3	68	0	3
Disbursements				16	7	3
				£	84	7 6

Received the sum of £49-13-8 on
account of the above amount of
£84-7-6 leaving the sum of £34-13-10
due to me

5th Nov 1902
J. S. Davis



44.

lapis 10

3

4

8

3

3

6

Res ^d Father Syllinas

— to —

J. D. Bacon Newton

Bill of Costs

and disbursements in connection
with purchase of Lecture Hall
Cable Street C.C.

Page 11.

Mr. J. Deacon Newton
16 Finsbury Circus St.
Solicitor

To Rev. Father Ignace
197 Whitechapel Road
L.

Cash Account

697-10-0
125-0-0
572-10-0

Receipts

1900
Dec 6th To cash received from you to pay
deposit on purchase of Lecture Hall
Cable Street 77 10 0
To amount received on Mortgage of
Lecture Hall from Mr. A. H. Reeves and
others 625 0 0
To cash received from you towards
purchase money 125 0 0
To amount brought forward due to me 34 13 10
£ 862 13 10
+ Paskulines adwokato rolandos iki 3 apryl (1900) (indus.) 22. 1. 8.
Summa: — 884. 5. 6.

75-

Disbursements

Dec 6 Paid deposit on purchase of Lecture Hall 77 10 0
29 Jan 02 Paid balance purchase money, ^{£697-10-0} interest, ^{14/4}
and Mr. Voss' fee for obtaining signature of C. Laganus £ 700 6 4
By bill of costs and out payments
of myself delivered herewith 84 7 6
£ 862 3 10

Legas 13.

Rev. Father Aglomas
194 Whitechapel Road
&
J. Diacon Newton
16 Finsbury Circus E.C.
Solicitor

Bill of Costs and Disbursements
re Roman Catholic Church Cable
Street E.

Balance owing from former bill
of costs

34 4 1 $\frac{1}{2}$

March 12th Attending you when you
consulted me as to interview
you had had with the Vicar
General and the Cardinals
Solicitors and you brought me
transfer for Land Registry and
requested me to advise you upon
it. I pointed out objection to
your signing it as you could
only sign as Trustee of the
Lithuanian Mission not as
beneficial owner. Also that
there should be no purchase
money and it must be subject
to the mortgage.

Discussing what passed with
the Vicar General and arranging
later appointment in the day
engaged considerable time

13 4

Later

Discussing what had passed

£ 35 0 5 $\frac{1}{2}$

Brought forward
with the Vicar General & arranging for
meeting with him

35 0 5 $\frac{1}{2}$

10 0

Discussing and drawing up conditions
to be placed before Vicar General for the
appointment & drafting out letter for the
Solicitors & I offered if necessary to go with
you to Vicar General to discuss the matter

13 4

13 Not being in on your call perusing your
letter stating your success with the Vicar
General & your opinion that it was not necessary
to register mortgage

2 6

Attending you at your rooms pointing out
that before anything was signed by you for
the Cardinal is was of the utmost importance
that the Charge should be on the Register
& you signed & I attested execution its
deed engaged 3 $\frac{1}{2}$ Hours

13 4

Paid expenses to your rooms & hall &
Union Street Church

2 6

Writing thanking you for signing
document & with an appointment to see
me on Saturday after your interview
with the Cardinals' Solicitors

3 7

Attending ^{registering} ~~expressing~~ Charge & completing
as per scale

3 13 6

Paid fees

1 14 6

Attending you in long interview when
you informed me of result of your interview
with the Cardinals Solicitors & you
handed me a draft trust deed of the
property to the Cardinal & others & I
promised to peruse & consider same & gave
you an appointment to see me on Monday

13 4

2 0 0 41 10 0 $\frac{1}{2}$

March	Brought forward	2	0	0	41	10	0	$\frac{1}{2}$
17	Two fair copies draft trust deed Perusing & considering & revising same particularly as to the Cardinal giving a reason for nonappointment of Lithuanian Priest on vacancy occurring					10	0	
	Attending you on your call fully discussing the matter & it was arranged that I should go with you to the Vicar General on Wednesday next					2	12	6
19	Attending Vicar General at Archbishop's House placing before him the position of the Lithuanian Mission & the desires of the Lithuanians with regard to their Church & Priest & discussing various important points in very long interview Engaged from 11.30 to 2 o'clock							
20	At your request drawing up report of interview with Vicar General and attesting same with my signature					1	1	0
	Fair copy report to keep						4	6
	Engrossing copy for you						8	0
	Writing you that unless you called tomorrow Friday I would forward engrossment of report on to you					"	"	"
21	You not having called writing you with report						3	7
27	Having received letter from District Surveyor stating that he could not give Certificate unless certain alterations were made perusing & considering the Act of Parliament referred to by him							
	(3)						6	8
		2	0	0	49	18	9	$\frac{1}{2}$

Brought forward

2 0 0 49 18 9½

Drawing & attending to dispatch telegram
that my Clerk was calling upon him this
evening

Paid

11½

Copy Surveyors letter

Writing you with same explaining matter

Writing District Surveyor that I was
attending to his letter & should arrange
that every thing should be in order by
Sunday

Attending you at your house fully —
explaining to you that unless the —
necessary alterations were made you would
not be able to use the Church on Sunday
& pointing out to you that if you did open
the Surveyor would no doubt summons
you & I suggested that we should go to the
Chapel at once to set the men at work &
that we should afterwards see the District
Surveyor

Attending at Chapel pointing out to you
the alterations which must be made &c. &c.

Attending with you at District Surveyors
office when we were informed that he was
not resident there but would be at office
on Saturday & I arranged to see him
on that day

Attending at Chapel ~~again~~ with you again
to see whether the men were doing doors
properly when we found that they had again
put on ordinary bolts & locks & at my
request you ordered them to be taken off
Eventually arranging an appointment for

2 0 11½ 50 7 11½

Logas 15-

Brought forward
me to see the Chapel before calling
on District Surveyor on Saturday
afternoon when I was to see you

2 0 6½ 50 7 11½

Paid expenses

4 0

1 1 0

29 Attending at Chapel as arranged
when I found doors had both been
arranged to open outwards but that men
had left small bolt on the Christian
Street door which I told them must
be taken off which they promised to
do

Attending at District Surveyors office
in Commercial Road as arranged when
I was informed that he was not at
this office today but he might be at
Rotherhithe

Attending you at your rooms fully explaining
the position of affairs to you and advising that
we had better go to Rotherhithe & try &
find the Surveyor to which you agreed

Journey to Rotherhithe & from there
to Deptford

Attending District Surveyor —
explaining matter fully to him &
pointing out that as the Church was
announced to be opened on Sunday
what a serious matter it was & I
eventually persuaded the Surveyor to
come back to the Chapel with me to
view & to give ~~me~~ a provisional certificate
which he agreed to do

Journey to Chapel with you & Surveyor
Attending Surveyor & yourself at the

2 4 6½ 57 8 11½

Brought forward

2 4 11½ 57 8 11½

Chapel in long discussion with
Surveyor respecting bolts &c when
he eventually on my undertaking to see
certain alterations done next week agreed
to send on a provisional certificate
engaged all day

3 3 0

Paid expenses

5 0

April 2nd

You not having called writing you
that as several alterations for which
I was responsible had to be attended to
giving you appointment to see me
tomorrow

3 7

3rd

Attending you on your call discussing
the alterations to Church &c when you
informed me every thing necessary had
been done

" " "

Postages & other incidental expenses
not otherwise charged for

10 0

2 19 11½ 54 15 6½

Disbursements

2 19 11½
£ 57 15 6

Received with thanks
J. S. Newton
3rd April 1902

76.

Capas 16

$$57-15-6$$

$$5-2$$

$$57-10-0$$

$$125-0-0$$

$$84-7-6$$

$$\begin{array}{r} 324-18-2 \end{array} \quad \text{Total}$$

$$84-7-6$$

$$25-8-4 =$$

$$57-15-6 \quad 102-15-10 \frac{1}{2}$$

$$34-7-1 \frac{1}{2} \quad 5-2$$

$$25-8-4 \frac{1}{2} \quad 100+0-8 \frac{1}{2}$$

$$49-15-10$$

$$50-17-$$

Rev: Father O'Leary
197 Whitechapel R?
E

To: J. Deacon, Newton
Solicitor

Bill of Costs
and disbursements re
Roman Catholic Church
Cathedral

Deacon, note you are
visiting the
del 6 weeks (Papa June 16).

W. O'Leary

He is
the
Papa

J. Deacon, Newton
16 Friarbury Circus
E.C.